



NASSIMI REALTY

CEDARBROOK PLAZA

1000 Easton Road

Wyncote, PA 19095



DEMOGRAPHICS:

	1- Mile	3-Miles	5-Miles
Population	25,202	199,451	494,051
Total Households	10,790	83,751	201,484
Average Income	\$72,334	\$90,889	\$86,151



GLA:

Approximately 600,000 SF

LEASING AVAILABILITY:

1,378—10,879 SF

KEY FEATURES:

Successful Regional Power Center

PROMINENT TENANTS:

Walmart—Planet Fitness—Ross
K&G Superstore—Fresh Grocer
Forman Mills—Foot Locker—Citi Trends

LOCATION:

NE Corner of Cheltenham Ave & Easton Road, NW of Philadelphia. South PA Turnpike, Just off PA 309 Exit

Nassimi Realty, LLC T: 212-643-8080

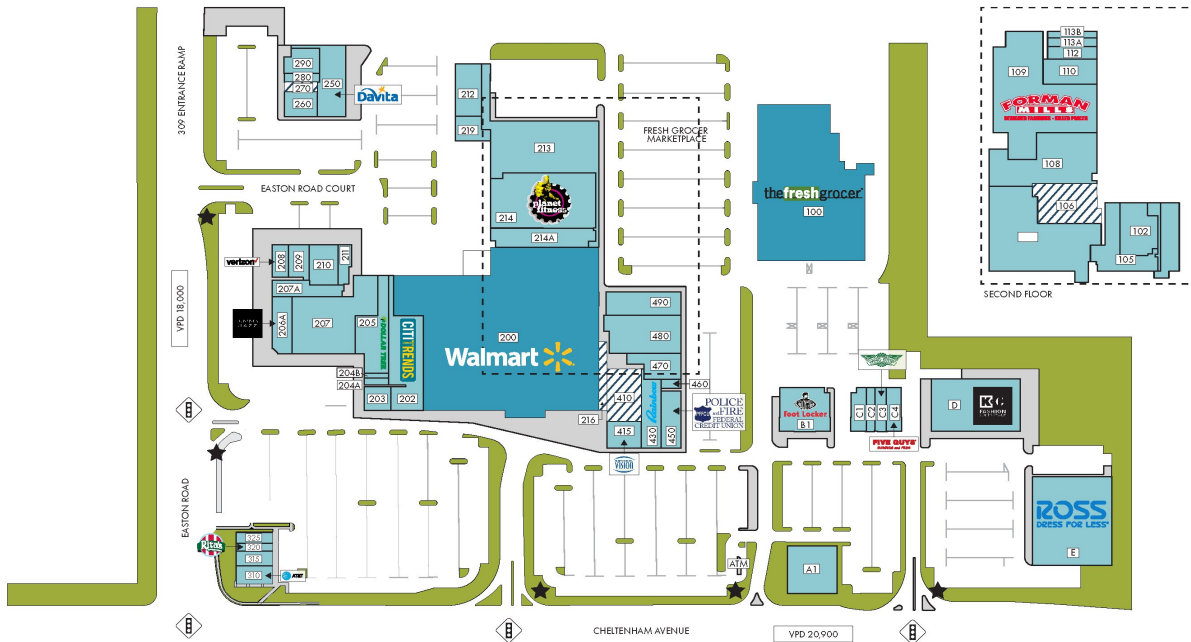
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100	THE FRESH GROCER	24,636	112	LOTUS SPA	2,606	207A	NOVACARE	4,000	260	CHESTNUT HILL CLINIC	3,500	450	XO SOMKE	800
102	SILKOCOON BEAUTY BAR	8,054	113A	AVAILABLE/MANAGEMENT	1,958	208	BEST WIRELESS/VERIZON	2,054	270	AVAILABLE	1,378	470	GSDM HOLDINGS	3,658
105	NORTH WALES	7,502	118	MY BLUE HEAVEN	1,200	209	DEJA'S HAIR	2,203	280	DESTY HANCHU MD	1,298	480	HOME GALLERY	15,402
106	AVAILABLE	10,489	200	WALMART	116,605	210	CHELTERHAM PARK MGMT	4,500	290	LEASE OUT	3,500	490	EMPIRE BEAUTY	9,100
108	GOT THE LOOK	22,507	202	CITI TRENDS	14,479	211	VUE	2,000	310	AT&T	2,700	A1	LEASE OUT	9,241
109	FORMAN MILLS	34,287	202A	CITIZENS BANK	2,725	212	COMBINED AUTO/SEBT	5,845	315	AMERICAN DENTAL	2,378	B1	FOOT LOCKER	9,000
110	LOVE IT	6,000	203	SOVEREIGN BANK	2,725	213	CEDARROCK STORAGE	102,089	320	RITAS	1,100	C1	RUBY'S CALIN SEAFOOD	2,729
			204A	T.B. CHECK CASHING	700	214	KEYSTONE FF	25,000	325	FRESCA PIZZA	1,548	C2	GOLD STONE CREAMERY	1,606
			204B	WORLD OF HEALTH	500	214A	WALMART	11,100	410	AVAILABLE	7,499	C3	WIND STOP	2,100
			205	DOLLAR TREE	10,626	216	AVAILABLE	2,450	415	NATIONAL VISION	3,900	C4	FIVE GUYS	2,900
			206A	JIMMY JAZZ	4,983	219	CLC MINISTRIES	3,155	430	FASHION GALLERY	6,216	D	K&G SUPERSTORE	20,000
			207	HAIR TOWN	19,398	250	DAVITA DIALYSIS	8,791	450	POLICE & FIRE	4,800	E	ROSS DRESS FOR LESS	30,000

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